

Sustainability Plan

Our Sustainability Mission Statement

Granite recognizes the important role building owners can play in fostering the efficient use of resources and respecting our environment. As a good steward for investors, we seek to practically incorporate sustainability in our actions and decision-making process, while generating returns for our unitholders. Consistent with this principle, we apply the following practices and measures in our business:

- **Promote energy efficiency and sustainable practices at our properties**
 - Commit a minimum percentage of annual capital budget towards sustainability enhancements
 - Promote waste diversion with our tenants
 - Encourage similar measures by tenants through promotion of available rebates and incentives
 - Contribute towards selected energy retrofits by our tenants
 - Pursue other sustainability initiatives where feasible, such as beehives, permeable pavement, etc.
 - Include energy-efficiency and other complementary characteristics in our acquisition criteria
 - Maintain Canadian corporate presence in a LEED-certified office building
 - Incorporate appropriate green leasing language into our standard lease agreements
- **Exceed required standards where feasible in our developments and major replacement projects**
 - White thermoplastic polyolefin (TPO) or PVC membrane roofs to reduce heat gain in summer
 - Light-emitting diode (LED) lighting and motion sensors to reduce electricity requirements and use
 - Increased natural light through the installation of skylights or clerestory windows
 - Drought resistant planting and rainwater capture for irrigation
 - Incorporate bike racks, electric vehicle charging stations, and/or preferred parking stalls for hybrid or electric vehicles
 - Encourage the use of local and/or recycled materials to minimize greenhouse gas emissions and conserve resources
 - Use of more efficient windows with low emissivity (low-E) coatings
 - Use of low-volatile organic compound (VOC) surface coatings to improve indoor air quality
 - Increase roof insulation, insulate domestic water lines, and ensure exterior doors and wall panels are insulated where required
- **Reduce use of resources and increase waste diversion**
 - Reduce paper use in office and in investor mail-outs
 - Increase use of video conferencing for regular meetings to reduce travel
 - Segregate e-waste, toner cartridges, used batteries, coffee pods, and used writing instruments for recycling
 - Centrally locate offices to encourage public transit for commuting
- **Promote volunteerism and community support**
 - Support charities through company-sponsored events and donations
 - Recognize employees for volunteer work and charitable contributions

- *Implement a tree-planting program at select properties throughout Granite's portfolio*
- **Promote employee well-being**
 - *Contribute financially towards gym memberships & public transit*
 - *Promote the use of vacation time by making it mandatory each year*
 - *Provide financial support for approved career development programs*
 - *Publish a Statement of Organization Principles*
 - *Provide a 24/7 support and counselling resource*
 - *Post the whistleblower policy and hotline in a clear and open manner*

Transparency is a critical component of our commitment. As such, we will provide our unitholders with an annual report summarizing our progress on the principles and measures outlined herein, beginning in 2020.